

**WICHITA-SEDGWICK COUNTY**  
**METROPOLITAN AREA PLANNING COMMISSION AGENDA**  
**NOVEMBER 18, 2004**

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, NOVEMBER 18, 2004**, in the Tenth Floor Conference Room, Wichita City Hall, 455 N. Main, Wichita, Kansas beginning at **1:30 P.M.**

❖ **PLANNING COMMISSION ITEMS**

1. Approval of amended October 7, 2004 meeting minutes CASE No. CON2004-32, and Approval of November 4, 2004 meeting minutes.

❖ **PUBLIC HEARINGS –SUBDIVISION ITEM**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

2. Case No.: DR2004-10  
Request: Amendment to the Wichita-Sedgwick County Subdivision Regulations regarding public utility easements associated with lot splits, plats and vacations  
  
Presenting Planner: Neil Strahl

❖ **PUBLIC HEARINGS – ZONING ITEMS**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

- 3a. Case No.: ZON2004-57 (Associated with CON2004-37)  
Request: Zone change from “SF-5” Single-family Residential to “LC” Limited Commercial  
  
General Location: North of 47<sup>th</sup> Street South and west of Broadway  
District Advisory Board: Four will hear December 1, 2004  
Presenting Planner: Jess McNeely

**AND**

- 3b. Case No.: CON2004-37 (Associated with ZON2004-57)  
Request: Conditional Use to permit a nightclub  
General Location: North of 47<sup>th</sup> Street South and west of Broadway  
District Advisory Board: Four will hear December 1, 2004  
Presenting Planner: Jess McNeely
4. Case No.: DR2004-12  
Request: Adoption of amendments to the April 19, 2001 Edition of the Wichita-Sedgwick County Unified Zoning Code. The amendments to the Unified Zoning Code propose to amend Section III-C.2.a. and b. dealing with the purpose section of the Community Unit Plan Overlay District, and Nonresidential Community Unit Plans to clarify the term “unified control” and to clarify the minimum square footage of gross floor area or acreage required in order to require a Community Unit Overlay District.  
  
Presenting Planner: Dale Miller

❖ **PLANNING COMMISSION ITEM**

5. Additional presentation on the 21<sup>st</sup> Street Revitalization Plan.

❖ **MPO ITEM**

6. Review the Unified Planning Work Program (UPWP) for 2005.

**John L. Schlegel Secretary  
Wichita-Sedgwick County  
Metropolitan Area Planning Commission**